

NO TRANSFER
TAX PAID

QUITCLAIM DEED WITH COVENANT

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2623

I, **Gertrude A. Hutchinson** of Gardiner, Kennebec County, Maine, for consideration paid, grant to **Rudolph A. Landry** of Saco, York County, Maine with **Quitclaim Covenant**, the land in Waterville, Kennebec County, Maine, more particularly bounded and described as follows, to wit:

A certain lot or parcel of land, with the buildings thereon, situated in Waterville, Kennebec County, Maine and bounded and described as follows, to wit:

Lot Seventy-four (74) on Plan of Elmwood Villa, made by Burleigh and Page, C.E., dated September 1910 and recorded in the Kennebec County Registry of Deeds.

Also another lot or parcel of land situated in said Waterville and bounded and described as follows, to wit:

Beginning at the northwest corner of land now or formerly owned by Archer A. Stephens; thence running west along Pleasantdale Avenue thirty-five (35) feet; thence turning a right angle to the south and running in a southerly direction about one hundred and five (105) feet to the land now or formerly owned by Archie Bernier; thence turning a right angle to the east and running along the northerly line of land now or formerly of said Bernier thirty-five (35) feet to the land now or formerly of said Stephens; thence turning a right angle to the north and running along the westerly line of the land now or formerly of said Stephens about one hundred and five (105) feet to the point of beginning.

Also any and all remaining parts of Lots 75, 76 and 77 on said plan not previously conveyed by deeds, recorded in Book 1198, Page 4 and Book 1212, Page 217, such original lots having been conveyed to the said Archer A. Stephens and Esther E. Stephens, by deed of Francis C. Rancourt, dated April 23, 1924 recorded in Book 620, Page 593, by deed of Modeste Michaud dated May 28, 1925 recorded in Book 626, Page 443 and by deed of Paul Morency dated March 30, 1940 and recorded in Book 762, Page 440, and devised to the said Archer A. Stephens by Will of Esther E. Stephens.

Being the same premises conveyed by Gertrude A. Hutchinson to Rudolph A. Landry by deed dated April 1, 1970 and recorded in Kennebec County Registry of Deeds in Book 1515, Page 837.

The purpose of this deed is to convey to Rudolph A. Landry any and all interest I may have in a life estate reserved in a deed from myself to Rudolph A. Landry dated April 1, 1970 and recorded in the Kennebec County Registry of Deeds in Book 1515, Page 837.

I hereby release all rights in the premises being conveyed.

Witness my hand and seal this 9 day of October, 1998.

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Diane L. Sherma
Witness

Gertrude A. Hutchinson
Gertrude A. Hutchinson

STATE OF MAINE

Somerset, ss.

Oct 9, 1998

Then personally appeared the above named Gertrude A. Hutchinson and acknowledged the foregoing instrument to be her free act and deed,

Before me,

Diane L. Sherma
Notary Public

Printed Name DIANE L. SHERMAN
Notary Public, Maine
My Commission Expires May 12, 2005
My Com. Exp.: _____

RECEIVED KENNEBEC SS.

1998 OCT 14 PM 3:30

ATTEST: Norman Buckman
REGISTER OF DEEDS